

**CITY OF HIALEAH  
PLANNING AND ZONING BOARD MEETING  
Summary Agenda  
Minutes  
September 23<sup>rd</sup>, 2015**

HIALEAH CITY HALL  
501 PALM AVENUE-3RD FLOOR

7:00 P.M.  
HIALEAH

Call to order.

Invocation and pledge of allegiance

**ALL LOBBYISTS MUST REGISTER WITH THE PLANNING AND ZONING BOARD PRIOR TO ITEM BEING HEARD**

**A MAXIMUM OF 4 SPEAKERS IN FAVOR AND 4 SPEAKERS IN OPPOSITION WILL BE ALLOWED TO ADDRESS THE PLANNING AND ZONING BOARD ON ANY ITEM. EACH SPEAKER'S COMMENTS WILL BE LIMITED TO 3 MINUTES.**

1. Roll Call.

**Present: Mr. D. Perez, Mr. Tundidor, Mr. Cabrera, Mr. O. Perez,  
Mr. Suarez, Mr. Casanova, Mr. Sanchez**

2. Approval of Planning and Zoning Board Summary Agenda of September 9<sup>th</sup>, 2015 as submitted.

**Motion to Approve: Mr. Suarez; Second: Mr. Cabrera  
Approved: 7-0**

**ADMINISTRATION OF OATH TO ALL APPLICANTS AND ANYONE WHO WILL BE SPEAKING BEFORE THE BOARD ON ANY ITEM.**

A WRITTEN DECISION AND RESOLUTION WILL BE PREPARED AND PRESENTED FOR REVIEW TO THE CITY COUNCIL. THE CITY COUNCIL IS AUTHORIZED TO AFFIRM, AFFIRM WITH CONDITIONS, OR OVERRIDE THE DECISIONS BY RESOLUTION. AFTER THE RESOLUTION IS ADOPTED, A MEMBER OF THE PLANNING DIVISION WILL CONTACT THE APPLICANT WHEN A COPY OF THE FINAL DECISION AND RESOLUTION CAN BE PICKED UP. UPON YOUR RECEIPT OF THE FINAL DECISION AND RESOLUTION, CONTACT THE BUILDING DEPARTMENT TO OBTAIN YOUR REQUIRED BUILDING PERMIT.

SUMMARY MINUTES, OR A COPY OF THE AUDIO FILE OF THE PROCEEDINGS BEFORE THE PLANNING AND ZONING BOARD, SHALL BE PREPARED AND SUBMITTED TO THE CITY COUNCIL BEFORE ITS HEARING.

**THE PLANNING AND ZONING BOARD RECOMMENDATIONS, FOR THE FOLLOWING PUBLIC HEARING REQUESTS WILL BE HEARD BY THE CITY COUNCIL, AT ITS SCHEDULED MEETING OF TUESDAY OCTOBER 13, 2015:**

**HIALEAH PLANNING AND ZONING BOARD MEETING September 23<sup>rd</sup>, 2015**

- 3. Conditional Use Permit** to allow the expansion of an existing pre-school (Bay 12), for a proposed incorporation of a Kindergarten, within the M-1 zoning district. Property located at 2800 West 84 Street, Bay 12, Hialeah.

**Applicant: Cary Gonzalez Abreu**

**Tabled Item from September 9<sup>th</sup> 2015**

**Planners Recommendation: Remain Tabled (No Action)**

**NO ACTION**

- 4. Rezoning** from R-1 (One Family District) to R-2 (One and Two Family Residential District) and consider granting a variance permit to allow a minimum floor area of 962 square feet (1,000 square feet required), for second unit. Property located at 462 East 33 Street, Hialeah.

**Applicant: Estuardo Molina & Maria Castedo**

**Planners Recommendation: Approval**

**Motion to Approve: Mr. Cabrera; Second: Mr. Suarez**

**MISCELLANEOUS ITEMS NOT REQUIRING ADVERTISING:**

- 5. Old Business.**

**NONE**

- 6. New Business.**

**NONE**

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, PERSONS NEEDING A SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE PLANNING DIVISION NO LATER THAN SEVEN DAYS PRIOR TO THE PROCEEDING. TELEPHONE (305) 883-8075 OR (305) 883-8076 FOR ASSISTANCE; IF HEARING IMPAIRED, TELEPHONE THE FLORIDA RELAY SERVICE NUMBERS (800) 955-8771 (TDD) OR (800) 955-8770 (VOICE) FOR ASSISTANCE.